





15312 E. Sprague Ave., Spokane Valley, WA 99037



Lease Rate: \$10.00 PSF/YR NNN

Property Features:

- 13,327 SF ± Available
- 120' Frontage
- High Ceilings
- Great Parking Field
- Traffic Counts Per Day:
 - E. Sprague: 20,300 VPD 22,000 VPD • Sullivan:
- Neighboring Businesses:
 - Walgreens
- Harbor Freight
 - Fred Meyer
- Flying Squirrel
- MUV Fitness
- Mongolian Grill
- US Bank
- Ace Hardware
- KFC
- Mattress Depot
- Round Table Pizza

For More Information, Contact:

Drew Ulrick

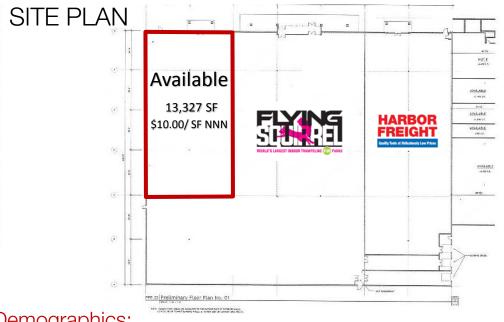
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2018 Demographics:

Population	3 Mile Radius	68,091
	5 Mile Radius	112,946
	7 Mile Radius	141,952
Average Household	3 Mile Radius	\$71,577
Household	5 Mile Radius	\$77,550

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